

Bank of America, N.A. as servicer for The Bank of New York  
Mellon fka The Bank of New York, as Trustee for the  
Certificate Holders CWALT, Inc., Alternative Loan Trust 2006-  
25CB, Mortgage Pass-Through Certificates, Series 2006-25CB

**Plaintiff**

Case No: 12 CV 171

vs

HOWARD LEE, et al.

**Defendant(s)**

**NOTICE OF SHERIFF'S SALE**

RECEIVED  
2012 NOV 26 AM 11:23  
WAUKESHA SHERIFF  
PROCESS DIVISION

PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on June 11, 2012 in the amount of \$265,861.47 the Sheriff will sell the described premises at public auction as follows:

TIME: January 9, 2013 at 10:00 AM

TERMS: By bidding at the sheriff sale, prospective buyer is consenting to be bound by the following terms: 1.) 10% down in cash or money order at the time of sale; balance due within 10 days of confirmation of sale; failure to pay balance due will result in forfeit of deposit to plaintiff. 2.) Sold "as is" and subject to all legal liens and encumbrances. 3.) Plaintiff opens bidding on the property, either in person or via fax and as recited by the sheriff department in the event that no opening bid is offered, plaintiff retains the right to request the sale be declared as invalid as the sale is fatally defective.

PLACE: in the main lobby of the Sheriff's Dept/Justice Bldg - Door #8 located at 515 W. Moreland Blvd, Waukesha, Wisconsin 53188

DESCRIPTION: A PART OF THE SOUTHEAST 1/4 OF SECTION 24, IN TOWNSHIP 8 NORTH, RANGE 20 EAST, IN THE VILLAGE OF MENOMONEE FALLS, WAUKESHA COUNTY, WISCONSIN, BOUNDED AND DESCRIBED AS FOLLOWS: COMMENCING AT THE EAST 1/4 CORNER OF SECTION 24, TOWNSHIP 8 NORTH, RANGE 20 EAST, THENCE NORTH 89° 27' WEST, 220.88 FEET; THENCE SOUTH 12° 38' WEST 457.50 FEET; THENCE SOUTH 00° 33' WEST 430.00 FEET; THENCE NORTH 89° 27' WEST 435.60 FEET; THENCE NORTH 83° 06' WEST 270.00 FEET TO THE POINT OF BEGINNING; THENCE NORTH 83° 06' WEST 150.00 FEET; THENCE NORTH 00° 33' EAST, 385.37 FEET; THENCE SOUTH 89° 12' EAST, 149.08 FEET; THENCE SOUTH 00° 33' WEST 401.31 FEET TO THE POINT OF BEGINNING.

PROPERTY ADDRESS: N66W12730 Ravine Drive, Menomonee Falls, WI 53051

TAX KEY NO.: MNFV0096999001

**Dustin A. McMahon**  
Blommer Peterman, S.C.  
State Bar No. **1086857**  
165 Bishops Way, Suite 100  
Brookfield, WI 53005  
262-790-5719

Dated this 26<sup>th</sup> day of Nov, 2012

Daniel J. Trawicki  
Sheriff Daniel J. Trawicki  
Waukesha County Sheriff

Please go to [www.blommerpeterman.com](http://www.blommerpeterman.com) to obtain the bid for this sale.  
Blommer Peterman, S.C. is the creditor's attorney and is attempting to collect a debt on its behalf. Any information obtained will be used for that purpose.

